

**Wake Forest
Planning Board
Agenda
July 12, 2005**

NOTICE

For people with impaired hearing: Special equipment is available at Town Hall during the meetings with prior notice of the meeting time. Please call Town Clerk Joyce Wilson at 554-6190.

CABLECAST OF JOINT PUBLIC HEARINGS AND PLANNING BOARD MEETINGS

All Joint Public Hearings and Planning Board Meetings are cablecast on Time Warner Cable Community Channel 10 beginning at 7:30 p.m.

The agenda is available on the official Town of Wake Forest Website: www.wakeforestnc.gov by 12 Noon on Thursday prior to the Joint Public Hearings and Planning Board meeting on the first Tuesday. Citizens may request copies of the agenda or agenda items by calling the Town Clerk's Office at 554-6190. Questions concerning the agenda items should be directed to Town Clerk Joyce Wilson at 919-554-6190.

When an agenda item is denoted as a Public Hearing, persons attending shall be permitted to address the Planning Board and Board of Commissioners regarding the item under consideration with those speaking in favor first and those against speaking second. Proponents and opponents shall each be given five (5) minutes of time to speak and may choose to allow one (1) speaker to utilize the time. In the event either proponent(s) or opponent(s) have not designated a speaker to represent the view, each speaker will be allowed five (5) minutes each to express his/her comments, ideas, concerns, expressions, and desires.

7:30 p.m. Planning Board Meeting Begins

1. Joint Public Hearings with Board of Commissioners

A. Case SU-05-05: A request filed by Heritage Spring, LLC for a special use permit for a multi-family development (townhomes) to be located in the Wildflower Subdivision (3800 block of Rogers Road), being Tax PIN 1749-87-6572.

B. Case RZ-05-10: A request filed by Charles Sites to rezone 7.4 acres from HB, Highway Business District to Conditional Use I, Industrial for property located at 1600, 1601, and 1609 Heritage Commerce Court, being Tax PINs 1840-32-2222, 1840-31-4975

and 1840-31-4710).

C. Case RZ-05-11: A request filed by Southeastern Baptist Theological Seminary to rezone 1.21 acres from R-15, Residential-15 District to ICD, Institutional Campus Development for property located at 367 and 377 Durham Road, being Tax PINs 1841-31-0567 and 1841-21-7529).

D. Case RZ-05-12: A request filed by Emma Pergerson to rezone one (1) acre from RD, Rural Holding District to NB, Neighborhood Business District for property located at 717 Forestville Road, being Tax PIN 1840-51-0477.

E. Case ZA-05-04: Consideration of amendment to the Wake Forest Zoning Ordinance Article VIII. Special Uses - Section 12.1 Planned Unit Developments.

2. Regular Business:

A. Approval of minutes of the June 7, 2005 meeting.

3. New Business

A. Consideration of public hearing items.

B. Variance Request from the Wake Forest Subdivision Regulations.

4. Old Business.

5. Adjournment.